



Entered on Docket  
January 15, 2010

A handwritten signature in dark ink, appearing to read "Bruce A. Markell".

Hon. Bruce A. Markell  
United States Bankruptcy Judge

Electronically Filed on \_\_\_\_\_

**WILDE & ASSOCIATES**

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Telephone: (602) 255-6000  
America's Servicing Company  
09-77865

**UNITED STATES BANKRUPTCY COURT  
DISTRICT OF NEVADA**

In Re:

Richard Donald Flowers and Stacey Anne Flowers

Debtors

BK-07-18112-bam

Date: 12/22/09  
Time: 1:30 pm

Chapter 13

**ORDER VACATING AUTOMATIC STAY**

1  
2 IT IS HEREBY ORDERED, ADJUDGED AND DECREED that the Automatic Stay in the  
3 above-entitled bankruptcy proceedings is immediately vacated and extinguished for all purposes as to  
4 Secured Creditor America's Servicing Company, its assignees and/or successors in interest, of the  
5 subject property, generally described as 7340 Jelson Falls Street, Las Vegas, NV 89131, and legally  
6 described as follows:

7 PARCEL I:

8 LOT FORTY-SEVEN (47) IN BLOCK THREE (3) OF PAVONA ESTATES, AS SHOWN BY  
9 MAP THEREOF ON BILE IN BOOK 107 OF PLATS, PAGE 64, IN THE OFFICE OF THE  
COUNTY RECORDER OF CLARK COUNTY, NEVADA.

10 PARCEL II:

11 AN EASEMENT FOR INGRESS AND EGRESS OVER THE COMMON AREAS AND  
12 PRIVATE STREETS AS SHOWN AND DELINEATED ON SAID MAP.

13 IT IS FURTHER ORDERED, ADJUDGED and DECREED that the Secured Creditor shall give  
14 Debtors at least five business days' notice of the time, place and date of sale.

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1 IT IS FURTHER ORDERED, ADJUDGED, AND DECREED that Secured Creditor hereby  
2 withdraws its secured Proof of Claim filed in this matter. The Secured Creditor shall notify the Trustee of  
3 the completion of the foreclosure sale. If applicable, Secured Creditor may thereafter amend its secured  
4 Proof of Claim to an unsecured Proof of Claim no later than forty-five (45) days after the foreclosure sale.

5 DATED this \_\_\_\_\_ day of \_\_\_\_\_, 2010.

6 Submitted by:

7 **WILDE & ASSOCIATES**

8 By: /s/Gregory L. Wilde, Esq

9 **Gregory L. Wilde, Esq.**

10 Attorney for Secured Creditor

208 South Jones Boulevard

Las Vegas, Nevada 89107

11 APPROVED / DISAPPROVED

12 By: \_\_\_\_\_

13 **Anthony Deluca**

5830 W. Flamingo Rd., #233

14 Las Vegas, NV 89103

Attorney for Debtor(s)

15 Nevada Bar No: \_\_\_\_\_

16 APPROVED / DISAPPROVED

17 By: \_\_\_\_\_

18 **Rick A. Yarnall**

19 701 Bridger Avenue #820

Las Vegas, NV 89101

20 Chapter 13 Trustee

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1 In accordance with Local Rule 9021, the undersigned counsel certifies as follows (check one):

2 ☐ The court waived the requirements of LR 9021.

3 ☐ No parties appeared or filed written objections, and there is no trustee appointed in the case.

4 ☐ No parties appeared or filed written objections, and the trustee is the movant.

5 ☒ This is a chapter 7 or 13 case, and either with the motion, or at the hearing, I have delivered a  
6 copy of this proposed order to all counsel who appeared at the hearing, and any trustee  
7 appointed in this case, any unrepresented parties who appeared at the hearing, and each has  
8 approved or disapproved the order, or failed to respond, as indicated below:

9 Debtor's counsel:

10 ☐ approved the form of this order ☐ disapproved the form of this order

11 ☐ waived the right to review the order and/or ☒ failed to respond to the document

12 ☐ appeared at the hearing, waived the right to review the order

13 ☐ matter unopposed, did not appear at the hearing, waived the right to review the order

14 Trustee:

15 ☐ approved the form of this order ☐ disapproved the form of this order

16 ☐ waived the right to review the order and/or ☒ failed to respond to the document

17 ☐ This is a chapter 9, 11, or 15 case, and I have delivered a copy of this proposed order to all  
18 counsel who appeared at the hearing, and any trustee appointed in this case any unrepresented  
19 parties who appeared at the hearing, and each has approved or disapproved the order, or failed to  
20 respond, as indicated below.

21 Debtor's counsel:

22 ☐ approved the form of this order ☐ disapproved the form of this order

23 ☐ waived the right to review the order and/or ☐ failed to respond to the document

24 ☐ appeared at the hearing, waived the right to review the order

25 ☐ matter unopposed, did not appear at the hearing, waived the right to review the order

26 Trustee:

☐ approved the form of this order ☐ disapproved the form of this order

☐ waived the right to review the order and/or ☐ failed to respond to the document

☐ I certify that I have served a copy of this order with the motion, and no parties appeared or filed  
written objection.

Submitted by:

/s/ Gregory L. Wilde, Esq.

Gregory L. Wilde, Esq.

Attorney for Secured Creditor